



City of San Marcos

630 East Hopkins
San Marcos, TX 78666

Regular Meeting Agenda - Final City Council

Tuesday, December 17, 2019

6:00 PM

City Council Chambers

630 E. Hopkins

- I. Call To Order
- II. Roll Call
- III. Invocation
- IV. Pledges Of Allegiance - United States And Texas
- V. 30 Minute Citizen Comment Period

CONSENT AGENDA

1. Consider approval, by motion, of the following meeting Minutes:
 - A. June 5, 2019 - Code SMTX Workshop Minutes
 - B. December 3, 2019 - Work Session Meeting Minutes
 - C. December 3, 2019 - Regular Meeting Minutes

Attachments: [06.05.19 Joint Council P&Z Workshop Code Update Minutes](#)
[12.03.19 Work Session Minutes.pdf](#)
[12.03.19 Regular Meeting Minutes.pdf](#)

2. Consider approval of Ordinance 2019-43, on the second of two readings, amending section 6.2.2 of the planned development district standards for the Trace Planned Development District generally located East of IH-35 and South of Posey Road to allow two story multifamily residential buildings as the only required elevations without including three and four story buildings; and including procedural provisions.

Attachments:

[Ordinance](#)
[PDD-15-01\(A\) Staff Memo-Second Reading of Ordinance](#)
[PDD-15-01\(A\) Staff Report](#)
[PDD-15-01\(A\) Aerial Map](#)
[PDD-15-01\(A\) Existing Zoning Map](#)
[PDD-15-01\(A\) Preferred Scenario Map](#)
[PDD-15-01\(A\) Environmental Features Map](#)
[PDD-15-01\(A\) NotificationMap](#)
[PDD-15-01\(A\) Notification List](#)
[PDD-15-01\(A\) Trace PDD Amennndment #1](#)
[PDD-15-01\(A\) Application](#)
[PDD-15-01\(A\) Elevations](#)
[PDD-15-01\(A\) Elevations 2](#)
[PDD-15-01\(A\) Rendering](#)
[PDD-15-01\(A\) San Marcos Development Code-2015 Multifamily Residential De:](#)

3. Consider approval of Ordinance 2019-45, on the second of two readings, amending various sections of the City's Land Development Code to, among other things, address typographical and technical errors, implement recommendations of the Historic Preservation Commission to restrict the painting of masonry in the downtown historic district, and to implement changes in response to new laws enacted during the 2019 Legislative Session; amending Section 86.188 of the San Marcos City Code to require new development to have underground electric utilities, to require overhead electric service installations to be on steel poles, and to establish certain standards for electric easements; providing a savings clause; providing for the repeal of any conflicting provisions; and providing an effective date.

Attachments:

[Code Amendments Phase 1 Presentation](#)
[Code Amendments Updated Presentation for 2nd Reading](#)
[Ordinance](#)
[Staff Memo](#)
[Exhibit A-Recommendations Table](#)
[Exhibit B-Updated Redlined Code](#)
[Exhibit C-Zoning District and Building Standards Pages, House Bill 2439](#)
[Exhibit D-Historic Preservation Commission Resolution & Research](#)
[Exhibit E-House Bill 2439, House Bill 3167](#)
[Townhome Example Exhibit](#)

4. Consider approval of Resolution 2019-251R, approving the annual renewal of a contract for Electric System Analytical Software with Milsoft Utility Solutions, Inc. in the estimated sum of \$7,500 for a total contract price of \$104,250.00; authorizing the City Manager or his designee to administratively approve future renewals of the contract; and declaring an effective date.

Attachments: [Milsoft Utility Solutions Inc. - Resolution 2019](#)
 [Milsoft Invoice](#)
 [ACIS2 11-12-19 \\$7,500](#)

5. Consider approval of Resolution 2019-252R, approving the purchase of 25 Mixer/Aerator Systems from EGSW, LLC to be installed in lift stations operated by the San Marcos Water and Wastewater Utility as part of the Wastewater Lift Station Improvements Project in the amount of \$55,000.00; authorizing the City Manager or his designee to execute the contract on behalf of the City; and declaring an effective date.

Attachments: [Resolution - Lift Station Aerator Systems.docx](#)
 [Tabulation 220-007 Lift Station Aeration-Mixer Units.pdf](#)
 [Tabulation 220-007 Lift Station Aeration-Mixer Units.pdf](#)

6. Consider approval of Resolution 2019-253R, awarding a contract to Xevex Materials, LLC on an indefinite delivery / indefinite quantity (IDIQ) basis for ready-mix concrete in the estimated annual amount of \$102,000.00 and authorizing three one-year extensions; authorizing the City Manager or his designee to execute the contract on behalf of the City; and declaring an effective date.

Attachments: [Resolution - Ready-mix concrete.docx](#)
 [XEVEK Materials Bid \\$102,000](#)

7. Consider approval of Resolution 2019-254R, approving the purchase of a 2020 Spartan Pumper Truck from Metro Fire Apparatus Specialists, Inc. through the Houston Galveston Area Council of Governments for use by the Fire Department in the amount of \$731,267.00; authorizing the City Manager or his designee to execute all appropriate documents to complete this purchase; and declaring an effective date.

Attachments: [Resolution - 2020 Spartan Pumper Truck.docx](#)
 [Revised HGAC Contract Pricing](#)

8. Consider approval of Resolution 2019-255R, approving a contract with Harris Computer Corporation for Utility Billing Customer Information System Software to support the Metersense Program in the annual amount of \$125,100.55 and to support the NorthStar program in the annual amount of \$85,361.05 and authorizing four one-year term extensions; authorizing the City Manager or his designee to execute the contract on behalf of the City; and declaring an effective date.

Attachments: [Resolution - Utility Billing Software - Harris Computer Corporation.docx](#)
 [MeterSense Invoice](#)
 [NorthStar Invoice](#)

9. Consider approval of Resolution 2019-256R, approving a contract with AT&T Mobility II, Inc. and NetMotion Wireless for software maintenance for a secure WiFi network for use by City employees who use their devices in the field for a total contract price of \$57,593.70; authorizing the City Manager or his designee to execute the contract on behalf of the City; and declaring an effective date.

Attachments: [Resolution - AT&T NetMotion Wireless Software Support.docx](#)
 [City of San Marcos - ATT Mobility - 10-8-2019 Netmotion quote \(3\)](#)

10. Consider approval of Resolution 2019-257R, approving a change in service to the agreements with Halff Associates, Inc. and Cobb Fendley & Associates for subsurface utility exploration services to increase the not-to-exceed amount by \$300,000 bringing the total contract price to \$500,000 for both firms; authorizing the City Manager or his designee to execute the appropriate documents to implement the change in service; and declaring an effective date.

Attachments: [Resolution - Change in Service - Halff and Fendley.docx](#)
 [ACIS 1 Cobb Fendley.pdf](#)
 [ACIS 1 Halff.pdf](#)

11. Consider approval of Resolution 2019-258R, approving an agreement with CP&Y for the provision of preliminary engineering and field services in connection with the IH-35 (from Ellis Street to Wonder World Drive) Wastewater Improvements Project in the estimated amount of \$79,971.60; authorizing the City Manager or his designee to execute the agreement on behalf of the City; and declaring an effective date.

Attachments: [Resolution](#)
 [Scope of Services.pdf](#)
 [Project Location Map.pdf](#)

12. Consider approval of Resolution 2019-259R, approving an agreement with Doucet & Associates, Inc. for 30 percent design services for the Kingwood and Sherwood Improvements Project in the estimated amount of \$165,857; authorizing the City Manager or his designee to execute the appropriate purchasing documents on behalf of the City; and declaring an effective date.

Attachments: [Resolution](#)
 [2019-11-8 Kingwood Sherwood Doucet Proposal Revised.pdf](#)
 [Kingwood Sherwood Location Map.pdf](#)

13. Consider approval of Resolution 2019-260R approving the award of a construction contract to Jordan Foster, LLC for the Hopkins Street Improvements Project in the amount of \$10,070,388.45 contingent upon concurrence in the award by the Texas Department of Transportation; authorizing the City Manager or his designee to execute the contract and associated documents on behalf of the City; and declaring an effective date.

Attachments: [Resolution - Construction Contract - Hopkins Street Improvements Project.docx](#)
 [Hopkins Project Exhibit](#)
 [219-327 Bid Tabulation.pdf](#)

14. Consider approval of Resolution 2019-261R, approving a developer participation agreement with Cheatham Street Flats, LLC providing for the City to participate in the costs of a Wastewater line replacement and extension, and waterline connections in the vicinity of Cheatham Street between South Guadalupe and McGehee Streets, in the total amount of \$247,530.93; authorizing the City Manager, or his designee, to execute said

agreement; and declaring an effective date.

Attachments: [Resolution](#)
 [CSF Developer Agreement Final 11.20.19](#)
 [Cheatham St Flats Map](#)

15. Consider approval of Resolution 2019-262R, approving an amendment to the developer participation agreement with Highpointe Trace, LLC to add the oversizing of a Wastewater main extension at a cost to the city of \$108,454.21; authorizing the City Manager to execute said amendment; and declaring an effective date.

Attachments: [Resolution](#)
 [Amendment to Developer Participation Agreement](#)
 [Exhibit - Oversizing Calculation - Salamander Sewer to Toyota Offsite LS 9-25-](#)
 [Exhibit - Overzising re Salamander WW - Sewer Part Agmt 9-25-19](#)
 [Trace Wastewater Map](#)

PUBLIC HEARINGS

16. Receive a Staff Presentation and hold a Public Hearing to receive comments for or against Resolution 2019-263R, approving an agreement for the provision of services in connection with the proposed owner requested annexation of approximately 39.4 acres of land generally located at the western corner of South Old Bastrop Highway and Rattler Road; authorizing the City Manager, or his designee, to execute said agreement on behalf of the City; setting a date for a Public Hearing concerning the proposed annexation of said tract of land; and declaring an effective date; and consider approval of Resolution 2019-263R.

Attachments: [Resolution](#)
 [AN-19-03 Maps](#)
 [AN-19-03 Annexation Service Agreement](#)
 [AN-19-03 Boundary Exhibit](#)
 [AN-19-03 Application](#)
 [AN-19-03 SIGNED Annexation Consent](#)
 [AN-19-03 SIGNED Declination of Offer of Development Agreement](#)
 [AN-19-03 Metes and Bounds](#)
 [AN-19-03 Presentation](#)

17. Receive a Staff presentation and hold a Public Hearing to receive comments for or against Resolution 2019-264R, authorizing the submission of the 2018 Community Development Block Grant ("CDBG") Program Consolidated Annual Performance Evaluation Report (CAPER) to the United States Department of Housing and Urban Development; and declaring an effective date; and consider approval of Resolution 2019-264R

Attachments: [Resolution](#)
 [1- CAPER 2018 Presentation.pptx](#)
 [CAPER - Draft.docx](#)

18. Receive a Staff presentation and hold a Public Hearing to receive comments for or against adopting the Community Development Block Grant-Mitigation ("CDBG-MIT") Action Plan that provides for the allocation of \$24,012,000 of CDBG-MIT funds for program year 2019; and provide direction to staff.

Attachments: [Presenation - CDBG-MIT - 12.17.19](#)

NON-CONSENT AGENDA

19. Consider approval of Ordinance 2019-46, on the first of two readings, amending Chapter 82, Traffic and Vehicles, of the San Marcos City Code, by adding a new Article 9 that prohibits motor-assisted scooters on public property, streets and sidewalks; providing a savings clause; providing for the repeal of any conflicting provisions; providing for penalties; and providing an effective date.

Attachments: [Ordinance](#)

20. Consider approval of Resolution 2019-265R, approving the City Manager's appointment of two Assistant City Managers; and declaring an effective date.

Attachments: [Assistant City Manager - Resolution Approving Appointment - December 17, 20](#)

21. Discuss and consider appointment and/or reappointment to Position Five of the Tax Increment Reinvestment Zone (TIRZ) No. 5 (Downtown) Board of Directors, and provide direction to Staff.

Attachments: [TIRZ No. 5 Map](#)
 [Res 2011-150.pdf](#)

22. Hold discussion regarding Neighborhood Commission Recommendation No. 2019-008R recommending the City Council request the City of San Marcos to acquire Grant Funding for Pedestrian and Cyclist safety, and provide direction to Staff.

Attachments: [Resolution No. 2019-008R TASA Funds.pdf](#)

23. Hold discussion regarding Neighborhood Commission Recommendation No. 2019-009R recommending the City Council address the impact of Stealth Dorms in Single Family Neighborhoods, and provide direction to Staff.

Attachments: [Resolution No. 2019-009R Stealth Dorms.pdf](#)

EXECUTIVE SESSION

24. Executive Session in accordance with the following Government Code Sections:
- A. Section § 551.074 - Personnel Matters: discuss duties and responsibilities of the City Manager
 - B. Section § 551.071 - Consultation with Attorney:
 - 1. to receive a staff briefing and deliberation regarding Hays County Municipal Utility District No. 8, and
 - 2. to receive a staff briefing and deliberation regarding Martindale ETJ Matters.

DIRECTION / ACTION FOLLOWING EXECUTIVE SESSION

- 25.** Consider action, by motion, regarding the following Executive Session items held during the Work Session:
- A. Section § 551.074 - Personnel Matters: discuss duties and responsibilities of the City Manager
 - B. Section § 551.071 - Consultation with Attorney:
 - 1. to receive a staff briefing and deliberation regarding Hays County Municipal Utility District No. 8, and
 - 2. to receive a staff briefing and deliberation regarding Martindale ETJ Matters.

VI. Question and Answer Session with Press and Public.

VII. Adjournment.

POSTED ON WEDNESDAY, DECEMBER 11, 2019 @ 4:00PM

TAMMY K. COOK, INTERIM CITY CLERK

Notice of Assistance at the Public Meetings

The City of San Marcos does not discriminate on the basis of disability in the admission or access to its services, programs, or activities. Individuals who require auxiliary aids and services for this meeting should contact the City of San Marcos ADA Coordinator at 512-393-8000 (voice) or call Texas Relay Service (TRS) by dialing 7-1-1. Requests can also be faxed to 855-461-6674 or sent by e-mail to ADArequest@sanmarcostx.gov